

**JULIE RODEWALD**  
San Luis Obispo County – Clerk/Recorder

MF  
2/18/2005  
11:37 AM

Recorded at the request of  
**First American Title Company**

DOC#: **2005013391**

Titles: 2    Pages: 6



Fees	29.00
Taxes	0.00
Others	0.00
PAID	<u>\$29.00</u>

**FATCO**  
**4009-1687885 (LB)**  
Recording requested by  
and when recorded mail to:

**CALIFORNIA RANGELAND TRUST**  
1221 H Street  
Sacramento, CA 95814  
Attn: Nita Vail

(Space above line for Recorder's use only.)

**ASSIGNMENT AND ASSUMPTION OF CONSERVATION EASEMENT  
AND RELATED GRANT AGREEMENT  
(East Side Conservation Area)**

This Assignment and Assumption of Conservation Easement and Related Grant Agreement ("Assignment") dated February 18, 2005, is by and between **AMERICAN LAND CONSERVANCY**, a California nonprofit public benefit corporation ("Assignor"), and the **CALIFORNIA RANGELAND TRUST**, a California nonprofit public benefit corporation ("Assignee").

**RECITALS**

A. Assignor is the grantee under that certain Deed of Conservation Easement and Agreement Concerning Easement Rights, granted by Hearst Holdings, Inc., a Delaware corporation ("Hearst"), and recorded in the Official Records of San Luis Obispo County, California, on February 18, 2005, as Document No. 2005013388 (the "Conservation Easement"). Pursuant to the Conservation Easement, Hearst has granted to Assignor a perpetual "conservation easement" (as defined by Section 815.1 of the California Civil Code) for conservation purposes over that certain real property located in San Luis Obispo County, California, consisting of approximately eighty thousand (80,000) acres (the "East Side Easement Area"), described in Exhibit B attached to the Conservation Easement, and illustrated in Exhibit C referenced in the Conservation Easement.

B. In order to facilitate Assignor's acquisition of the Conservation Easement, the California Wildlife Conservation Board ("WCB") granted to Assignor Fifty-Seven Million Dollars (\$57,000,000) in grant funds pursuant to the terms and conditions of that certain Grant Agreement for Acquisition of Conservation Easement (WC-4029JD), dated February 15, 2005, by and among WCB, as Grantor, Assignor, as Grantee, and Assignee, as Successor Grantee (the "WCB Grant Agreement"). Pursuant to the WCB Grant Agreement, Assignor and Assignee have recorded a Notice of Unrecorded Grant Agreement with respect to the WCB Grant Agreement in the